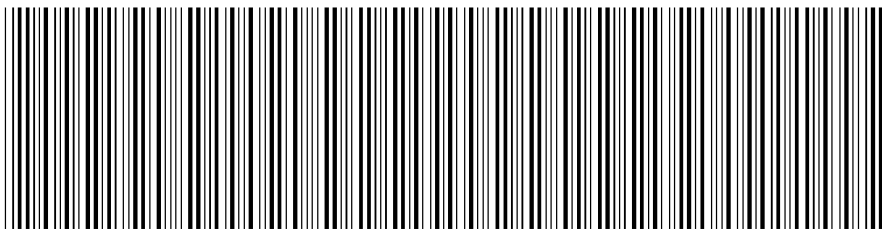


EXHIBIT 15

**NYC DEPARTMENT OF FINANCE
OFFICE OF THE CITY REGISTER**

This page is part of the instrument. The City Register will rely on the information provided by you on this page for purposes of indexing this instrument. The information on this page will control for indexing purposes in the event of any conflict with the rest of the document.


2015092500088004001E2968
RECORDING AND ENDORSEMENT COVER PAGE
PAGE 1 OF 6
Document ID: 2015092500088004
Document Date: 09-18-2015
Preparation Date: 09-25-2015
Document Type: DEED
Document Page Count: 4
PRESENTER:

REGISTER ABSTRACT CO., INC.
215-15 NORTHERN BLVD. SUITE 101
ALL REJECTS PICK UP BY RED VISION
BAYSIDE, NY 11361
718-687-4928
JAGUNZO@TITLESNY.COM R-9896

RETURN TO:

REGISTER ABSTRACT CO., INC.
215-15 NORTHERN BLVD. SUITE 101
ALL REJECTS PICK UP BY RED VISION
BAYSIDE, NY 11361
718-687-4928
JAGUNZO@TITLESNY.COM R-9896

PROPERTY DATA				
Borough	Block	Lot	Unit	Address
MANHATTAN	1008	1027	Entire Lot 21S	112 WEST 56TH STREET
Property Type: SINGLE RESIDENTIAL CONDO UNIT				

CROSS REFERENCE DATA

CRFN _____ or DocumentID _____ or _____ Year _____ Reel _____ Page _____ or File Number _____

PARTIES
GRANTOR/SELLER:

REDANCO LTD.
25 FARRINGTON STREET
LONDON, ENGLAND EC4A 4AB
UNITED KINGDOM

GRANTEE/BUYER:

JING CAO
112 WEST 56TH STREET, APT 21S
NEW YORK, NY 10019

☒ Additional Parties Listed on Continuation Page

FEES AND TAXES
Mortgage :

Mortgage Amount: \$ 0.00

Taxable Mortgage Amount: \$ 0.00

Exemption:

TAXES: County (Basic): \$ 0.00

City (Additional): \$ 0.00

Spec (Additional): \$ 0.00

TASF: \$ 0.00

MTA: \$ 0.00

NYCTA: \$ 0.00

Additional MRT: \$ 0.00

TOTAL: \$ 0.00

Recording Fee: \$ 57.00

Affidavit Fee: \$ 0.00

Filing Fee:

\$ 125.00

NYC Real Property Transfer Tax:

\$ 25,436.25

NYS Real Estate Transfer Tax:

\$7,140.00 + \$17,850.00 = \$ 24,990.00

**RECORDED OR FILED IN THE OFFICE
OF THE CITY REGISTER OF THE**
CITY OF NEW YORK

Recorded/Filed 10-02-2015 10:15

City Register File No.(CRFN):

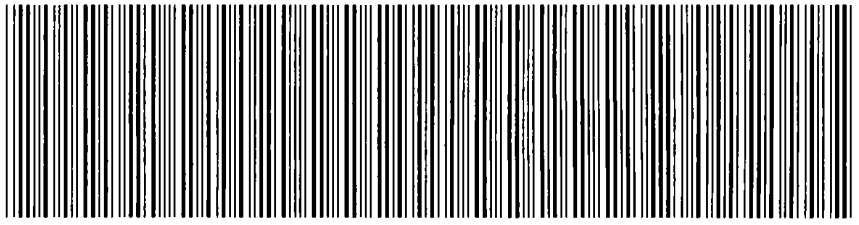
2015000352404



Annette M. Hill

City Register Official Signature

**NYC DEPARTMENT OF FINANCE
OFFICE OF THE CITY REGISTER**



2015092500088004001C2BE8

RECORDING AND ENDORSEMENT COVER PAGE (CONTINUATION)

PAGE 2 OF 6

Document ID: 2015092500088004

Document Date: 09-18-2015

Preparation Date: 09-25-2015

Document Type: DEED

PARTIES

GRANTEE/BUYER:

TIANQUAN MO
112 WEST 56TH STREET, APT 21S
NEW YORK, NY 10019

R-9896-NY

BARGAIN AND SALE DEED WITH COVENANT AGAINST GRANTOR'S ACTS (INDIVIDUAL OR CORPORATION)**FORM 8002 (short version), FORM 8007 (long version)**

CAUTION: THIS AGREEMENT SHOULD BE PREPARED BY AN ATTORNEY AND REVIEWED BY ATTORNEYS FOR SELLER AND PURCHASER BEFORE SIGNING.

THIS INDENTURE, made the 18th day of September, 2015,

BETWEEN Redanco Ltd., having an address at 25 Farringdon Street, London, England, United Kingdom, EZ4A 4AB

party of the first part, and

Jing Cao and Tianquan Mo, having an address at 112 West 56th Street, apt 21S, New York, New York 10019,

party of the second part;

WITNESSETH, that the party of the first part, in consideration of One Dollars and No Cents (\$1.00), lawful money of the United States, paid by the party of the second part, does hereby grant and release unto the party of the second part, the heirs or successors and assigns of the party of the second part forever;

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the City, County and State of New York, with the units being particularly identified for the purposes of RPL at 339-o as follows: New York, New York County, recorded in CRFN 2008000256630 on June 26, 2008, as Units 21S, with the intended use of the units as residential, and the common interest appertaining to the units being 1.4456402%;

TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and roads abutting the above described premises to the center lines thereof,

TOGETHER with the appurtenances and all the estate and rights of the party of the first part in and to said premises,

TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, the heirs or successors and assigns of the party of the second part forever.

AND the party of the first part, covenants that the party of the first part has not done or suffered anything whereby the said premises have been encumbered in any way whatever, except as aforesaid.

AND the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose.

Being the same premises conveyed to the party of the first part by deed made by UNIFI, Inc., dated June 9, 2008 in CRFN # 2008000256630 in the New York County Recording Office.

Lot 1027

Block 1008

R-9896-NY-2015

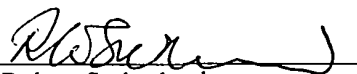
Unit 21S

This conveyance has been made with the consent of the holders of at least two thirds of the outstanding shares of the party of the first part entitled to vote thereon obtained at a meeting duly called.

The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

IN WITNESS WHEREOF, the party of the first part has duly executed this deed the day and year first above written.

REDANCO LTD.

By: 
Name: Robert Sutherland
Title: Director

Acknowledgment by a Person Within New York State (RPL § 309-a)

STATE OF NEW YORK)
) ss.:
COUNTY OF NEW YORK)

On the 18th day of September in the year 2015, before me, the undersigned, personally appeared Robert Sutherland, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he executed the same in his capacity(ies), and that by his signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.


(signature and office of individual taking acknowledgment)

CHI-YUAN HWANG
Notary Public, State of New York
No. 02HW4832711
Qualified in Nassau County
Commission Expires July 31, 2017

Westcor Land Title Insurance Company

Title Number: **R-9896-NY-2015**

Page **1**

SCHEDULE A DESCRIPTION

THE CONDOMINIUM UNIT hereinafter referred to as the "Unit" in the building (hereinafter referred to as the "Building") known as Le Premier Condominium and by the Street Number 112 West 56th Street, Borough of Manhattan, City, County and State of New York, said Unit being designated and described as Residential Unit No. 21S in a Declaration dated 01-24-1983 made by Pamela Equities and Superior Condominium, Ltd., pursuant to Article 9-B of the Real Property Law of the State of New York (hereinafter referred to as the "Condominium Act") establishing a plan for condominium ownership of the Building and the Land (hereinafter referred to as the "land") upon which the building is situate (which land is more particularly described below and by this reference made a part hereof), which Declaration was recorded in the New York City Register's Office on 03-08-1983 in Reel 671 Page 607, and has been amended by Amendment to the Declaration dated 02-07-1983 recorded 03-22-1983 in Reel 674 page 449 and further amended by Amendment to the Declaration dated 08-26-2004 recorded 11-03-2004 as CRFN 2004000680429 (which Declaration and Amendments thereto are hereinafter collectively referred to as the "Declaration"). This Unit is also designated as Tax Lot 1027 in Block 1008 of the County of New York on the Tax Map of the Real Property Assessment Department and on the Floor Plans of the Building, Certified by Schuman, Lichtenstein, Claman & Efron, Architects on 02-08-1983 and filed with the Real Property Assessment Department on 03-08-1983 as Condominium Plan No. 84.

TOGETHER with an undivided 1.4456402% interest in the Common Elements (as such term is defined in the Declaration).

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the Borough of Manhattan, City, County and State of New York, bounded and described as follows:

BEGINNING at a point in the southerly side of 56th Street, distant 150 feet westerly from the corner formed by the intersection of the southerly side of 56th Street and the westerly side of 6th Avenue;

RUNNING THENCE southerly parallel with 6th Avenue and part of the way through a party wall, 100 feet 5 inches;

THENCE westerly parallel with 56th Street, 75 feet;

THENCE northerly parallel with 6th Avenue, 100 feet 5 inches to the southerly side of 56th Street;

THENCE easterly along the southerly side of 56th Street, 75 feet to the point or place of BEGINNING.

Deed

Title No. R-9896-NY-2015

Redanco Ltd.
To
Jing Cao and Tianquan Mo

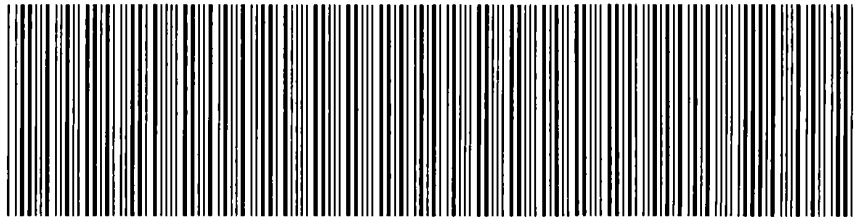
Section
Block 1008
Lot 1027
County or Town New York
Street Address 112 West 56th Street, Apt 21S
New York, New York 10019

Return By Mail To:

Law Offices of Xuejie Wong PLLC
136-20 38 Avenue, Suite 91
Flushing, New York 11354
Attn: Ye Xiong, Esq.

Reserve This Space For Use Of Recording Office

**NYC DEPARTMENT OF FINANCE
OFFICE OF THE CITY REGISTER**



2015092500088004001SE7E9

SUPPORTING DOCUMENT COVER PAGE

PAGE 1 OF 1

Document ID: 2015092500088004
Document Type: DEED

Document Date: 09-18-2015

Preparation Date: 09-25-2015

ASSOCIATED TAX FORM ID: 2015091700265

SUPPORTING DOCUMENTS SUBMITTED:

Page Count

RP - 5217 REAL PROPERTY TRANSFER REPORT
SMOKE DETECTOR AFFIDAVIT

1
1

RP - 5217NYC

CERTIFICATION

I certify that all of the items of information entered on this form are true and correct (to the best of my knowledge and belief) and understand that the making of any willful false statement of material fact herein will subject me to the provisions of the penal law relative to the making and filing of false instruments.

BUYER * Jing Cao, by <i>[Signature]</i> as agent 9/18/15 <small>BUYER SIGNATURE</small> <small>DATE</small>			BUYER'S ATTORNEY WONG XUEJIE <small>LAST NAME</small> <small>FIRST NAME</small>	
112 WEST 56TH STREET, APT 21S <small>STREET NUMBER</small> <small>STREET NAME (AFTER SALE)</small>			718 461-8461 <small>AREA CODE</small> <small>TELEPHONE NUMBER</small>	
NEW YORK <small>CITY OR TOWN</small>			SELLER <i>[Signature]</i> , Director 9/18/2015 <small>SELLER SIGNATURE</small> <small>DATE</small>	
NY 10019 <small>STATE</small> <small>ZIP CODE</small>			Robert Sutherland <small>SELLER SIGNATURE</small>	

Form RP-5217 NYC

ATTACHMENT

CERTIFICATION

I certify that all of the items of information entered on this form are true and correct (to the best of my knowledge and belief) and understand that the making of any willful false statement of material fact herein will subject me to the provisions of the penal law relative to the making and filing of false instruments.

BUYERS

*Tianquan Mo, by 9/18/15
 Buyer Signature [Signature] as agent Date

 Buyer Signature Date

 Buyer Signature Date

 Buyer Signature Date

 Buyer Signature Date

 Buyer Signature Date

 Buyer Signature Date

 Buyer Signature Date

 Buyer Signature Date

 Buyer Signature Date

 Buyer Signature Date

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 Buyer Signature Date

 Buyer Signature Date

 Buyer Signature Date

SELLERS

 Seller Signature Date

 Seller Signature Date

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 Seller Signature Date

 Seller Signature Date

 Seller Signature Date

 Seller Signature Date

 Seller Signature Date

 Seller Signature Date

2015091700265201

Affidavit of Compliance with Smoke Detector Requirement for One and Two Family Dwellings

AFFIDAVIT OF COMPLIANCE WITH SMOKE DETECTOR REQUIREMENT FOR ONE- AND TWO-FAMILY DWELLINGS

State of New York)

County of New York SS.:

The undersigned, being duly sworn, depose and say under penalty of perjury that they are the grantor and grantee of the real property or of the cooperative shares in a cooperative corporation owning real property located at

112 WEST 56TH STREET21S

Street Address

Unit/Apt.

MANHATTANNew York,10081027

(the "Premises");

Borough

Block

Lot

That the Premises is a one or two family dwelling, or a cooperative apartment or condominium unit in a one- or two-family dwelling, and that installed in the Premises is an approved and operational smoke detecting device in compliance with the provisions of Article 6 of Subchapter 17 of Chapter 1 of Title 27 of the Administrative Code of the City of New York concerning smoke detecting devices;

That they make affidavit in compliance with New York City Administrative Code Section 11-2105 (g). (The signatures of at least one grantor and one grantee are required, and must be notarized).

Redan Co Ltd.

Name of Grantor (Type or Print)

* [Signature]Signature of Grantor
Robert Sutherland
Director

Sworn to before me

this 18th date ofSeptember 20 15

CHI-YUAN HWANG
Notary Public, State of New York
No. 02HW4832711
Qualified in Nassau County
Commission Expires July 31, 2017

Jing Cao

Name of Grantee (Type or Print)

* Jing Cao, by [Signature] as agent

Signature of Grantee

Sworn to before me

this 18th date ofSeptember 20 15

CHI-YUAN HWANG
Notary Public, State of New York
No. 02HW4832711
Qualified in Nassau County
Commission Expires July 31, 2017

These statements are made with the knowledge that a willfully false representation is unlawful and is punishable as a crime of perjury under Article 210 of the Penal Law.

NEW YORK CITY REAL PROPERTY TRANSFER TAX RETURNS FILED ON OR AFTER FEBRUARY 6th, 1990, WITH RESPECT TO THE CONVEYANCE OF A ONE- OR TWO-FAMILY DWELLING, OR A COOPERATIVE APARTMENT OR A CONDOMINIUM UNIT IN A ONE- OR TWO-FAMILY DWELLING, WILL NOT BE ACCEPTED FOR FILING UNLESS ACCOMPANIED BY THIS AFFIDAVIT.